



# TOWN OF PARADISE

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**Planning Commission Staff:**

Susan Hartman, Community Development Director

**Planning Commission Members:**

Kim Morris, Chair  
Vacant, Vice Chair  
Lynn Costa, Commissioner  
Ron Lassonde, Commissioner  
Zeb Reynolds, Commissioner

## PLANNING COMMISSION AGENDA

6:00 PM – October 20, 2020

In accordance with the Americans with Disabilities Act, if you need a special accommodation to participate, please contact Community Development Director Hartman, at 872-6291 ext. 114 at least 48 hours in advance of the meeting. Hearing assistance devices for the hearing impaired are available from the Presiding Clerk. Members of the public may address the Planning Commission on any agenda item. If you wish to address the Planning Commission on any matter on the Agenda, it is requested that you complete a "Request to Address Council/Commission" card and give it to the Presiding Clerk prior to the beginning of the Meeting. All writings or documents which are related to any item on an open session agenda and which are distributed to a majority of the Planning Commission within 72 hours of a Regular Meeting will be available for public inspection at the Town Hall in the Town Clerk or Community Development Services Department located at 5555 Skyway, at the time the subject writing or document is distributed to a majority of the subject body. Regular business hours are Monday through Thursday from 8:00 a.m. to 5:00 p.m.

### CALL TO ORDER

### PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

### ROLL CALL

#### 1. APPROVAL OF MINUTES

1a. Approve Regular Meeting Minutes of September 15, 2020

#### 2. Swearing in of Newly Appointed Planning Commissioner Carissa Garrard.

#### 3. Roll Call

#### 4. Appointment of Planning Commission Vice Chair for the Remainder of the 2020/21 Fiscal Year.

4a. Appointment of Vice-Chair (Chair presiding)

## 5. COMMUNICATION

- 5a. Recent Council Actions
- 5b. Staff Comments

## 6. PUBLIC COMMUNICATION

The meeting will be open to the public on a limited basis. This means there will be reduced seating capacity, social distancing will be practiced and face masks are required. (please note, our limited capacity is 20 people and when that is reached, the doors will be closed) Attendees may need to rotate seating positions to allow participation from those in attendance. Public speakers will be asked to complete speaker cards and may need to wait outside until they are called to speak.

Observers choosing not to attend in person may view the meeting livestreamed via the town's website at <https://livestream.com/townofparadise>

Comments may be submitted via e-mail to [dvolenski@townofparadise.com](mailto:dvolenski@townofparadise.com) prior to 5:30 p.m. the day of the meeting. Comments will not be accepted via livestream.

Comments are limited to a maximum of five minutes duration. If more time is needed, please request staff to place the subject on an agenda for a future Commission meeting.

### \* \* \* \* \* PUBLIC HEARING PROCEDURE \* \* \* \* \*

- |                                   |                                |
|-----------------------------------|--------------------------------|
| A. Staff comments                 | C. Close hearing to the public |
| B. Open the hearing to the public | D. Commission discussion       |
| 1. Project applicant              | E. Motion                      |
| 2. Parties for the project        | F. Vote                        |
| 3. Parties against the project    |                                |
| 4. Rebuttals                      |                                |

NOTE: Pursuant to Planning Commission Resolution No. 96-001, any person may speak before the Commission regarding the matter under consideration for a maximum of five minutes unless granted additional time by the Chair. "In accordance with the Americans with Disabilities Act, if you need a special accommodation to participate, please contact the Community Development Dept., at 872-6291 at least 48 hours in advance of the meeting."

## 7. CONTINUED PUBLIC HEARING - None

## 8. PUBLIC HEARING

- 8a. Item to be determined to be exempt from environmental review

**Paradise Lutheran Church Site Plan Review Permit Application (PL20-00203):** Planning Commission consideration of a request for site plan review permit approval to construct a +/-4,376 square foot 4-unit apartment building. The existing Lutheran Church and its associated buildings are currently located on the property. The project site is a 2.22-acre property zoned Community Services (CS) and is located at 780 Luther Drive, further identified as Assessor Parcel No. 052-080-006.

8b. Item to be determined to be exempt from environmental review

**Williams Conditional Use Permit Application (PL20-00209):** Planning Commission consideration of a request for a conditional use permit to construct a commercial shop to provide contracting services (gutters). The property previously held a single-family residential structure that was destroyed in the Camp Fire. The project site is a +/-0.23-acre property zoned Community Commercial (CC) and located at 9232 Skyway and further identified as Assessor Parcel No. 050-013-031.

8c. Item to be determined to be exempt from environmental review

**Statewide Site Plan Review Permit Application (PL20-00231)** Planning Commission consideration of a request for site plan review permit approval proposing the establishment of a mobile home sales office and model home display yard on adjoining properties totaling +/-1.12 acres zoned Community Commercial (CC) and located at 7668 & 7686 Skyway and further identified as Assessor Parcel Nos. 051-164-057 & 061.

8d. Item to be determined to be exempt from environmental review

**JMS Sales Conditional Use Permit Application (PL20-00239)** Planning Commission consideration of a request for a conditional use permit to establish a mobile home sales office and model home display yard on adjoining properties totaling +/-1.21 acres zoned Community Commercial (CC) and located at 6075 & 6077 Clark Road and further identified as Assessor Parcel Nos. 053-101-022 & 027.

**9. OTHER BUSINESS**

**10. COMMITTEE ACTIVITIES**

**11. COMMISSION MEMBERS**

11a. Identification of future agenda items (All Commissioners/Staff)

**12. ADJOURNMENT**

STATE OF CALIFORNIA )	SS.
COUNTY OF BUTTE )	
I declare under penalty of perjury that I am employed by the Town of Paradise in the Town Clerk's Department and that I posted this Agenda on the bulletin Board both inside and outside of Town Hall on the following date:	
_____	
TOWN/ASSISTANT TOWN CLERK SIGNATURE	